

155.0

0004

0012.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

767,800 / 767,800

USE VALUE:

767,800 / 767,800

ASSESSED:

767,800 / 767,800



PROPERTY LOCATION

No	Alt No	Direction/Street/City
282		RENFREW ST, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: TEBBE MARK	
Owner 2:	
Owner 3:	

Street 1: 282 RENFREW ST	
Street 2:	

Twn/Cty: ARLINGTON	
StProv: MA	Cntry:
Postal: 02476	Type:

PREVIOUS OWNER	
Owner 1: LIBES DONNA -	
Owner 2: -	

Street 1: 282 RENFREW ST	
Twn/Cty: ARLINGTON	
StProv: MA	Cntry:

Postal: 02476	
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NARRATIVE DESCRIPTION	
This parcel contains 6,000 Sq. Ft. of land mainly classified as One Family with a Tudor Building built about 1932, having primarily Aluminum Exterior and 1787 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 7 Rooms, and 3 Bdrms.	

OTHER ASSESSMENTS	
Code	Descrip/No

Amount	Com. Int

PROPERTY FACTORS	
Item	Code
Z	R1
o	SINGLE FA
n	100
Census:	water
Flood Haz:	Sewer
D	Electri
s	Exempt
t	

Topo	1	Level
Street		
Gas:		

LAND SECTION (First 7 lines only)	
Use Code	Description LUC Fact
101	One Family
	No of Units
	6000
	Depth / PriceUnits
	Sq. Ft.
	Site

LT Factor	Unit Type	Land Type	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6000		0	70.	1.00	7							420,000						420,000	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	6000.000	347,800		420,000	767,800		103300
							GIS Ref
							GIS Ref
							Insp Date
							07/21/18

Total Card	0.138	347,800		420,000	767,800	Entered Lot Size
Total Parcel	0.138	347,800		420,000	767,800	Total Land:

Source:	Market Adj Cost	Total Value per SQ unit /Card:	429.56	/Parcel:	429.5	Land Unit Type:
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Parcel ID: 155.0-0004-0012.0

!12171!

USER DEFINED

Prior Id # 1: 103300

Prior Id # 2:

Prior Id # 3:

Prior Id # 1:

Prior Id # 2:

Prior Id # 3:

Prior Id # 1:

Prior Id # 2:

Prior Id # 3:

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

SALES INFORMATION

TAX DISTRICT

PAT ACCT.

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
LIBES DONNA,	57034-5		6/23/2011		535,000	No	No		
KEARNEY-NOKE LI	49745-434		7/9/2007		485,000	No	No		
KEARNEY MICHAEL	46532-105		11/23/2005	Family		1	No	No	
HOLMAN STEVEN/E	27036-116		1/31/1997		253,000	No	No	Y	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
5/30/2019	793	Insulate	6,043	C				
9/19/2008	1172	New Wind	13,259					

ACTIVITY INFORMATION

Date	Result	By	Name
7/21/2018	Inspected	BS	Barbara S
5/24/2018	MEAS&NOTICE	BS	Barbara S
7/3/2012	Measured	JBS	JOHN S
12/3/2008	MLS	MM	Mary M
10/20/2008	Meas/Inspect	163	PATRIOT
11/30/1999	Mailer Sent		
11/23/1999	Measured	270	PATRIOT
7/22/1993		EK	

Sign:	VERIFICATION OF VISIT NOT DATA	/	/
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EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH					
Type: 97 - Tudor				Full Bath: 1	Rating: Very Good												
Sty Ht: 2 - 2 Story				A Bath:	Rating:												
(Liv) Units: 1	Total: 1			3/4 Bath: 1	Rating: Very Good												
Foundation: 1 - Concrete				A 3QBth:	Rating:												
Frame: 1 - Wood				1/2 Bath:	Rating:												
Prime Wall: 3 - Aluminum				A HBth:	Rating:												
Sec Wall:		%		OthrFix:	Rating:												
Roof Struct: 1 - Gable				OTHER FEATURES													
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Very Good												
Color: BLUE				A Kits:	Rating:												
View / Desir:				Fpl: 1	Rating: Average												
GENERAL INFORMATION				WSFlue:	Rating:												
Grade: C - Average				CONDOS INFORMATION													
Year Blt: 1932	Eff Yr Blt:			Location:													
Alt LUC:		Alt %:		Total Units:													
Jurisdct: G10		Fact:	.	Floor:													
Const Mod:				% Own:													
Lump Sum Adj:				Name:													
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN					
Avg Ht/FL: STD				Phys Cond: GD - Good	18.	%		No Unit	RMS	BRS	FL						
Prim Int Wall: 2 - Plaster				Functional:		%		1	7	3							
Sec Int Wall:		%		Economic:		%											
Partition: T - Typical				Special:		%											
Prim Floors: 3 - Hardwood				Override:		%											
Sec Floors:		%		Total:	18.6	%											
Bsmnt Flr: 12 - Concrete				CALC SUMMARY				COMPARABLE SALES									
Subfloor:				Basic \$ / SQ:	125.00			Rate	Parcel ID	Typ	Date	Sale Price					
Bsmnt Gar: 1				Size Adj.: 1.35000002													
Electric: 3 - Typical				Const Adj.: 1.03939605													
Insulation: 3 - Typical				Adj \$ / SQ: 175.398													
Int vs Ext: S				Other Features: 95000													
Heat Fuel: 2 - Gas				Grade Factor: 1.00													
Heat Type: 5 - Steam				NBHD Inf: 1.00000000													
# Heat Sys: 1				NBHD Mod:													
% Heated: 100		% AC:		LUC Factor: 1.00													
Solar HW: NO		Central Vac: NO		Adj Total: 427305													
% Com Wall		% Sprinkled:		Depreciation: 79479													
				Depreciated Total: 347827													
MOBILE HOME				Make:			Model:		Serial #:		Year:		Color:				
SPEC FEATURES/YARD ITEMS																	
PARCEL ID 155.0-0004-0012.0																	
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value
More: N	Total Yard Items:																
	Total Special Features:																
	Total:																